



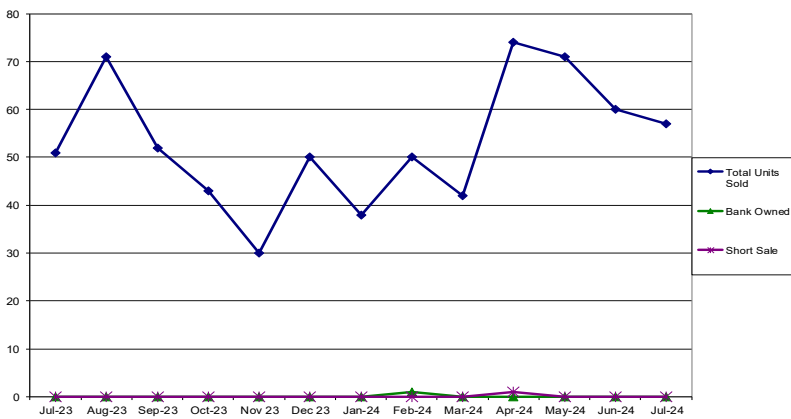
## Brentwood Housing Statistics July 2024 Report

### Summary:

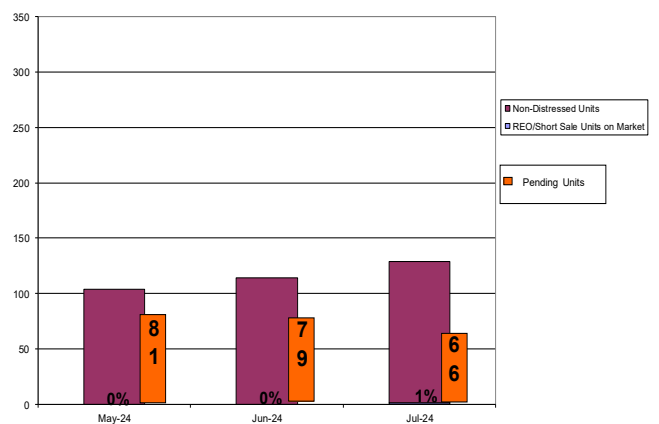
The housing data contained in this report reflects information reported for the month of July 2024. The number of active units on the MLS for July 2024 was 129. Pending units for July 2023 through July 2024 ranged from 69 down to 66. The total units sold during July 2023 through July 2024 was 689; a total of 57 sold for the month of July 2024. Compared to the total units sold in July 2023, 2024 saw an increase in the amount of units sold. July 2023 through 2024 has shown home values to be steady. Distressed home sales for July 2024 were 0% of the total homes sold.

The average sold price for July 2024 was \$908,649. The median asking price for July 2024 was \$899,000 and the median sold price was \$888,000. In July 2023, the median sold price was \$870,000, in 2022 it was \$850,000 and in 2021 it was \$810,000.

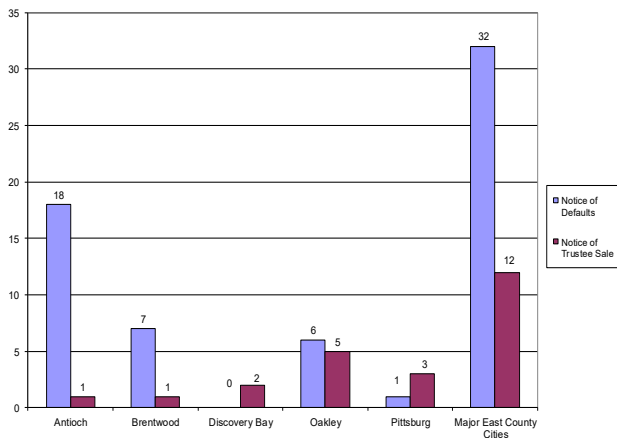
**BRENTWOOD**  
Resale Units Sold by Type of Sale



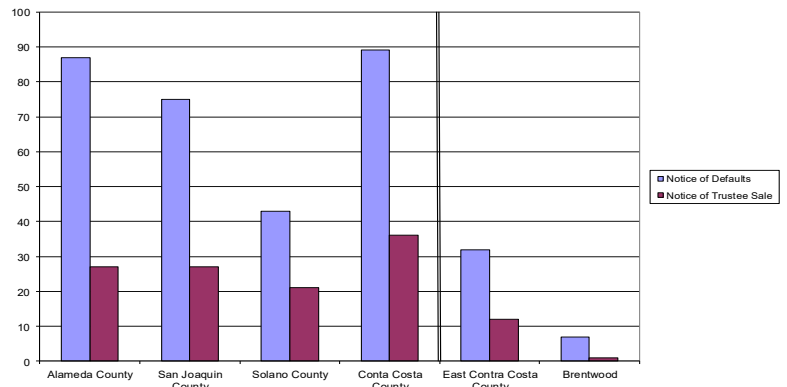
**BRENTWOOD**  
Total Units on Market



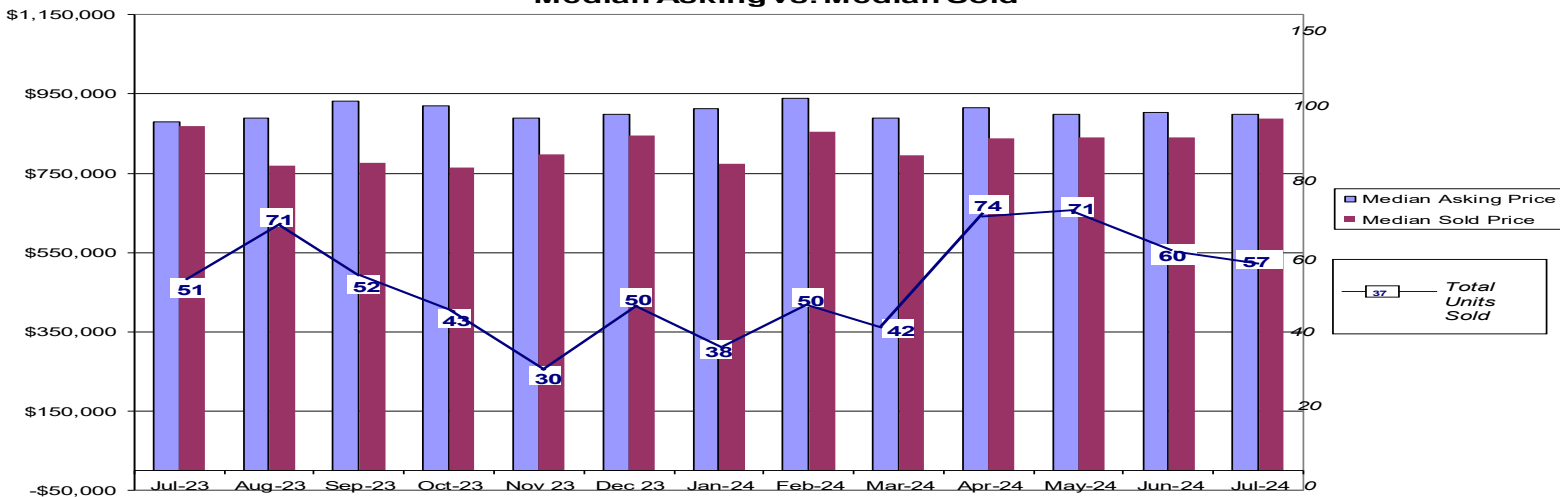
**East County Distressed Units**  
July 2024



**Notices by County**  
July 2024



**BRENTWOOD**  
Median Asking vs. Median Sold



Source: [www.propertyrader.com](http://www.propertyrader.com). All data reported as of 2024.

Please see our definition section located on Page 2.

For questions regarding this publication, please contact the Housing Division at (925) 516-5405.



## Brentwood Housing Statistics July 2024 Report

### Definitions:

#### **Notice of Default (NOD)**

A publicly recorded notice that a property owner has missed scheduled loan payments for a loan secured by a property. Some states require lenders to record a notice of default to begin the foreclosure process

#### **Notice of Trustee Sale (NOT)**

A document announcing the public sale of a property to recover a debt owed by the owner of the property. The notice is mailed to parties affected by the sale of a property, advertised in local publications and recorded in public records. Among other information, it provides the date, time and location of the sale.

#### **Real Estate Owned (REO)**

This status indicates the property is now owned by the lender or bank as a result of an unsuccessful sale at a foreclosure auction.

#### **Short Sales**

A process in which the bank or mortgage lender agrees to discount a loan balance due to an economic hardship on the part of the mortgagor/homeowner. A short sale is typically executed to prevent a foreclosure.

### Sold

BRENTWOOD	May 24	Jun 24	Jul 24
Total # of Properties Sold	71	60	57
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	840,000	840,000	888,000
Average Sold Price	884,160	945,022	908,649
ANTIOCH	May 24	Jun 24	Jul 24
Total # of Properties Sold	86	89	69
# of Short Sales Sold	0	1	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	1%	0%
Median Sold Price	612,500	640,000	622,000
Average Sold Price	595,554	620,695	612,724
OAKLEY	May 24	Jun 24	Jul 24
Total # of Properties Sold	54	32	41
# of Short Sales Sold	3	0	0
# of REO's Sold	1	0	0
% of Sold - Distressed	7%	0%	0%
Median Sold Price	700,000	689,944	655,000
Average Sold Price	713,863	723,402	674,550
DISCOVERY BAY	May 24	Jun 24	Jul 24
Total # of Properties Sold	23	21	24
# of Short Sales Sold	0	0	0
# of REO's Sold	0	0	0
% of Sold - Distressed	0%	0%	0%
Median Sold Price	823,000	810,000	880,000
Average Sold Price	905,563	970,418	947,362

### Listings

BRENTWOOD	May 24	Jun 24	Jul 24
# of Active Listings	104	114	129
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	1
% of Actives - Distressed	0%	0%	1%
Median Listing Price	899,000	904,051	899,000
Average Listing Price	1,167,952	1,148,326	1,134,891
ANTIOCH	May 24	Jun 24	Jul 24
# of Active Listings	132	142	179
# of Short Sales Listed	0	1	3
# of REO's Listed	2	2	4
% of Actives - Distressed	2%	2%	4%
Median Listing Price	599,000	656,495	650,000
Average Listing Price	606,532	641,680	636,950
OAKLEY	May 24	Jun 24	Jul 24
# of Active Listings	71	77	70
# of Short Sales Listed	1	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	1%	0%	0%
Median Listing Price	775,000	759,238	772,500
Average Listing Price	822,015	812,366	818,908
DISCOVERY BAY	May 24	Jun 24	Jul 24
# of Active Listings	56	65	71
# of Short Sales Listed	0	0	0
# of REO's Listed	0	0	0
% of Actives - Distressed	0%	0%	0%
Median Listing Price	999,000	1,088,000	949,000
Average Listing Price	1,128,353	1,160,902	1,110,907